Name and Address of New Owner:
Mary Robbins and Brooke Salley
2320 Ridgeland Dr.
Nashville TN 37214

Send Tax Bills To:
New Owner

This Instrument Prepared By:
Alexandra Ponce
CLOSED LLC
818 18th Avenue South
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 853287 DEEDWARR
05/11/2022 08:02:14 AM 2 pgs
Fees: $13.00 Taxes: $2,497.50
20220511-0053537

Map & Parcel No: 073-11-0-025

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **CRE Investments, LLC, a Tennessee Limited Liability Company,** "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Mary Robbins and wife, Brooke Salley,** "the Grantees," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 389 on the Plan of Section Five, Sunset View, as of record in Book 2854, Page 20, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to CRE Investments, LLC, a Limited Liability Company, by deed dated 07/17/2020, and recorded 07/22/2020, from Stephen J. Williams, a married man, of record in Instrument Number 20200722-0080313, Register's Office for Davidson County, Tennessee.

This is property commonly known as 2320 Ridgeland Drive, Nashville, TN 37214.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 4th day of May, 2022.

CRE Investments, LLC, a Tennessee Limited Liability Company

By: Steven Luther, Member (SEAL)
Steven Luther, Member

STATE OF Florida
COUNTY OF Manatee

Personally appeared before me, an online Notary Public in and for said County and State, via audio-video communication, Steven Luther, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Member of CRE Investements, LLC, the within named bargainor, a Tennessee limited liability company, and that such Member as Steven Luther, executed the foregoing instrument for the purpose therein contained by personally signing the name of the limited liability company as Steven Luther. Presented TN DL as ID & Multifactor Authentication Signing as Grantor/Member

Witness my hand and official seal this the 4th day of May, 2022.

Sherri Joy Small Sherri Joy Small
Notary Signature State of Florida

My commission expires: 04/23/2024

SHERRI JOY SMALL
Notary Public - State of Florida
Commission # GG 981136
Expires on April 23, 2024

Notarized online using audio-video communication

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $675,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Steven Luther, Member
AFFIANT

STATE OF Florida
COUNTY OF Manatee

Sworn to and subscribed before me this 4th day of May, 2022. Seller appeared: Steven Luther
As Member of CRE Investments, a TN based LLC
Presented TN DL as ID & Multifactor Authentication

Sherri Joy Small Sherri Joy Small
Notary Signature Notary Public State of FLorida
My commission expires: 04/23/2024

SHERRI JOY SMALL
Notary Public - State of Florida
Commission # GG 981136
Expires on April 23, 2024

Notarized online using audio-video communication